

LOCHALINE HARBOUR

Handbook 2018



Welcome to Lochaline Harbour.

This handbook outlines the structure and management of the harbour and the terms and conditions for staying with us. The harbour is owned on behalf of the community of Morvern by the Morvern Community Development Company Ltd (MCDC)

MCDC is a company limited by guarantee (SC200325) and a charity (SC043681). As of 2017, MCDC has 9 directors and 1 member of staff.

MCDC hold their monthly meetings every second Thursday of every month. Copies of the Minutes are available on www.morvern.org

MCDC owns the following assets:

1. Pontoons to accommodate up to 32 medium size boats, including bridge, walkway, anchor blocks, surge chains and ground chains.
2. The shore facilities consisting of showers, toilets, laundrette and harbour office.
3. Fuel pumps and land they stand on in the village of Lochaline.
4. Hazelwood and car park with picnic area.
5. Part share of Salachan hydro system.
6. The land of the old Scout Hut.
7. Land lease for Lochaline Allotments.

Morvern Community Development Company wholly owns its trading arm Morvern Community Trading Company Ltd (SC441180). MCTC runs the business of Lochaline Harbour and any surplus monies from trading are redistributed in the community of Morvern on improving services and facilities.

Lochaline Pontoons are operated by MCTC and provide:

1. Short stay alongside berthing for embarking and disembarking passengers, water and stores, emergency repairs and medivacs.
2. Regular short stay alongside berthing for the purpose of carrying out an approved business.
3. 24 hour berthing for visitors - weather restrictions may apply.
4. Electricity, water and WiFi included in the price.
5. Fuel at Lochaline Petrol Station located next to Lochaline Stores. 24hr service via debit/credit card is available.

Terms and Conditions of use

1. MCTC accepts no responsibility for loss, damage or delay arising from any cause whatsoever.
2. All vessels and gear, worked on, moved, stored or otherwise managed and kept on or near the pontoons is done so at the sole risk of the owner. Customers should therefore ensure that their vessels, crew members and/or property are adequately insured against all risks. They should also ensure that they are themselves adequately insured against third party risks as they may be liable for damage caused by their vessels, themselves, or

their crew whilst on or about the premises. All vessels must have third party insurance to a minimum level of £2,000,000.00

3. In the interest of safety and commercial expediency in the management of Lochaline Harbour, MCTC reserves the right to move any vessel, gear or vehicle at MCTC's discretion on any occasion when any pontoon berth has been provided.
4. Persons using any part of the marina for whatever purpose, whether by invitation or otherwise, do so at their own risk. MCTC can accept no responsibility for any berth holder, crew member or any individual living short or long term aboard any vessel within the marina.
5. All customers, visitors and their crew members should observe all signage, including rules of the road and especially safety notices since heavy machinery does operate on a daily basis at the marina as well as the surrounding area.
6. No work shall be carried out on vessels whilst on any part of our premises and without the prior consent of the Harbour Master. Minor repairs or minor maintenance of a routine nature by the vessel owner, his/her crew may be carried out at the discretion of the Harbour Master. The pontoons are a recreational facility and not a place for general repairs to be undertaken. Anyone causing a nuisance or disturbance to ourselves or any other users may be required to leave the berth.
7. Any damage to any part of our premises from any work carried out will be charged to the skipper or company responsible. Skippers are responsible for the lawful and proper disposal of toxic waste products, as an example, oil, contaminated fuel. Any breach of this will be severely dealt with and significant fines may be incurred.
8. Due to the legalisation regarding the resale and pollution from the use of any commercial, or agricultural diesel customers handling diesel, petrol or other flammable, toxic, or other dangerous substances are requested to do so with extreme care, and at all times reduce the risk of contamination, pollution and fire risks.
9. The discharge of toilets into the sea loch surrounding the pontoons is prohibited.

10. Pontoon berths are on a first come basis, exceptions to this rule is for the hammerheads wherein these can be reserved for boats over 16 meters weighing less than 51 tonnes. Occupation of any available pontoon berth is at the absolute discretion of the Harbour Master. Priority will be given to emergency vessels over and above all other vessels.
11. All ribs and tenders and other small vessels less than 4.5m (14ft) must be secured by a single painter (rope) to the pontoons only in the area indicated. At no point should these vessels be secured onto any of the fingers. Any rib or tender located on a finger will be removed by MCTC.
12. Visitors and customers using any part of the pontoons are expected to act responsibly, be understanding of noise, smell and light pollution that can disturb other customers and visitors. The bridge, walkways and fingers of the pontoons are to be kept clear at all times. Exception to this rule is steps to access vessels. The road and fairway around the shore facilities must be kept clear at all times exception to this rule is loading and unloading supplies whereby this is done at the discretion of the Harbour Master and at all times with courtesy and in a timely manner to other customers and visitors.
13. Visitors and customers using any part of the pontoons are requested to clean up after all animals, keep dogs on leashes and make sure they do not cause a disturbance of any kind to customers and visitors or ourselves.
14. All rubbish to be bagged and put into the right bin in the recycling centre within the garage to the rear of the shore facilities building. Any rubbish dumped/ fly tipped may result in a substantial fine.
15. No barbeque or bonfire on the pontoons at any time. For barbeques on shore/beach, please see Harbour Master. Please leave the area clean and tidy and dispose of all COLD ashes into a bag into the general waste bin.
16. MCTC reserves the right to refuse anyone the use of pontoons, facilities or any other MCDC owned asset if they contravene any of the rules laid out above.

17. All prices reflect VAT of 20% and may be varied to reflect any changes in VAT.

The Harbour Master has the right to:

1. Give berthing priority to the Emergency Services and ships in distress.
2. Allocate berths and block bookings.
3. Allocate a short term exclusive berth to passenger boats and charter boats.
4. Remove and dispose of any items left unattended on the walkways, pontoons or surrounding area.
5. In bad weather (or in anticipation of bad weather) or exceptional circumstances require skippers to remove boats from the pontoon.

Visitors with a problem(s) outside the scope of these rules may apply to MCTC OR MCDC for guidance or a resolution.

MCTC has agreed the following Management Protocols for Lochaline Harbour and Pontoons:

1. Maintaining a programme of Health and Safety checks as laid down by MCDC and Statutory Bodies.
2. Managing the berthing spaces and making recommendations to MCDC for berthing position offered to visitors with special needs.
3. Implementing and recording the maintenance and inspection programme as set out by MCDC.
4. The pontoons, mooring chains and anchors will be inspected annually.
5. Recording and resolving any violation of the rules as laid down by MCDC or MCTC.
6. Co-opting volunteers or engaging contractors to make emergency repairs to the pontoons or facilities that fall below the set standard.
7. MCTC and MCDC have a duty of care over the pontoons, marina and facilities.

Schedule of payment

Cash - please see Chris, Fiona or John for payments.

Credit or debit card - card machine located at the office at shore facilities.

Cheque - please make payable to MCTC or Morvern Community Trading Company.

Contact details and for further information regarding information, services and facilities in and around Lochaline Harbour-

Harbour Masters - Chris French, Fiona Christian and John Powell

MCTC Office

Lochaline Harbour

Lochaline

Morvern

PA80 5XT

Tel: 01967 421783

Mobile: 07583 800 500

Email: info@lochalineharbour.co.uk

Web: www.lochalineharbour.co.uk

MCDC Development Office

Lochaline Harbour

Lochaline

Morvern

PA80 5XT

Tel: 01967 421783

Email: admin@morvern.org

Web: www.morvern.org

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